

- LEGEND**
- MONUMENT FOUND
 - IRON PIPE MONUMENT SET
 - WOOD HUB SET
 - ➔ DENOTES DRAINAGE ARROW
 - X 1027.7 EXISTING SPOT ELEVATION
 - (1027.76) PROPOSED ELEVATION
 - 1027.76 AS-BUILT ELEVATION
 - ~ PROPOSED CONTOURS
 - - - EXISTING CONTOURS
 - ⦿ FIRE HYDRANT
 - ☐ CATCH BASIN
 - Ⓢ SEWER MANHOLES
 - ☐ MB MAILBOX
 - XC- CHAIN LINK FENCE
 - ☒ UTILITY PEDESTAL
 - ☼ LIGHT POLE
 - XW- WOOD FENCE
 - ☼ DECIDUOUS TREE
 - ☼ TREE TO BE REMOVED
 - ☐ CONCRETE SURFACE
 - OHU- OVERHEAD UTILITIES



LEGAL DESCRIPTION:
Lot 19 and the South Half of Lot 20, Block 11, NORMANDE
SECOND ADDITION, according to the recorded plat thereof, on
file and of record in the Office of the Hennepin County
Recorder.

PROPOSED ELEVATIONS:
FIRST FLOOR = 957.40
TOP OF FOUNDATION = 955.60
GARAGE FLOOR = 955.10
BASEMENT FLOOR (FB) = 946.60

LOT AREA SQUARE FOOTAGE:
10123 SQUARE FEET
APPROXIMATE SQUARE FOOTAGE*:
PROPOSED BUILDING AREA = 2123
PROPOSED DRIVEWAY AREA = 1430

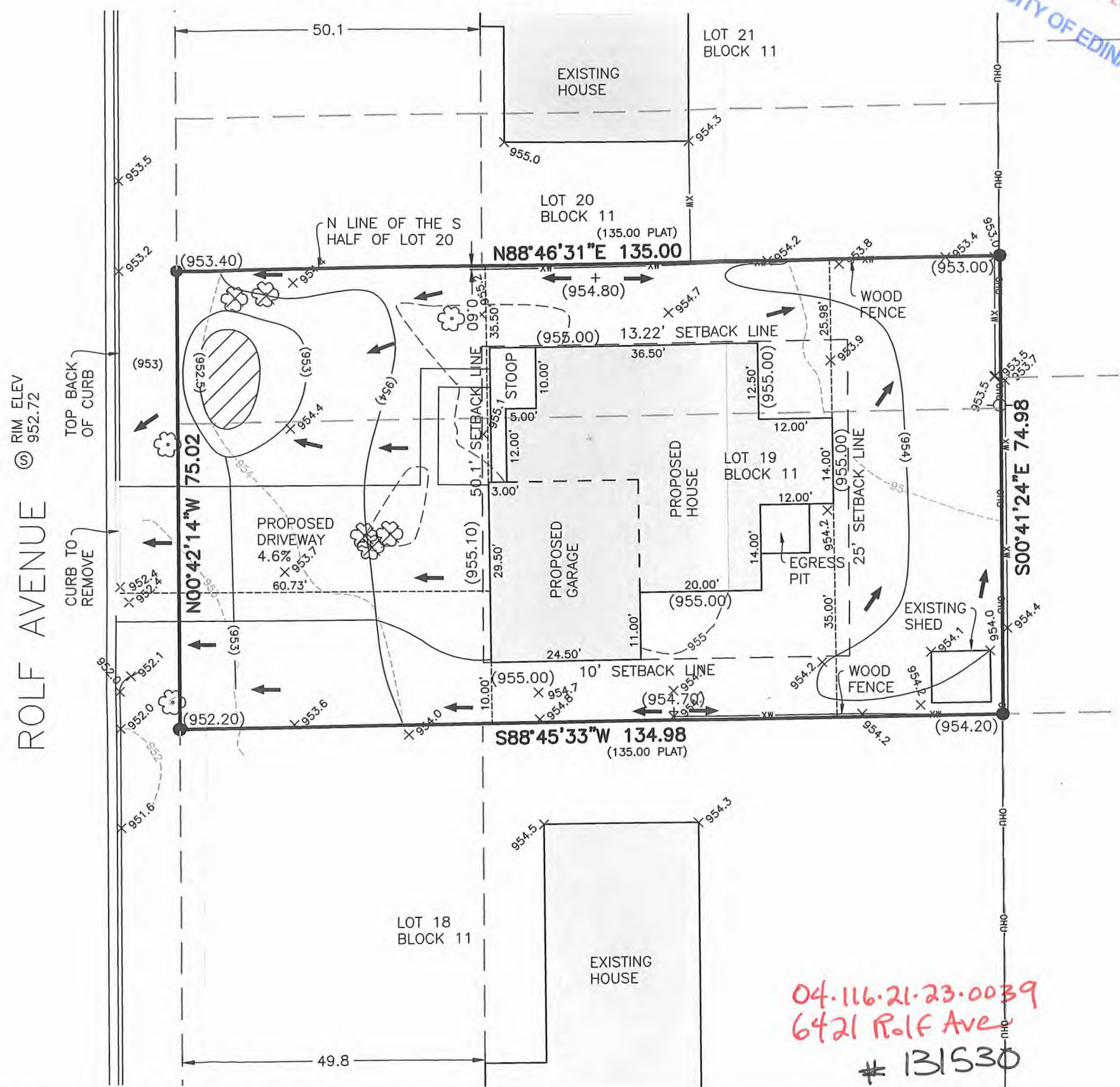
- SET BACK REQUIREMENTS:**
- 50.1' (FRONT SETBACK IS THE AVERAGE OF THE FRONT STREET SETBACKS OF THE DWELLING UNITS ON THE TWO ABUTTING LOTS)
 - 10' GARAGE SIDE SETBACK
 - 13.22' HOUSE SIDE (MINIMUM 10' SIDE HOUSE TO PROPERTY LINE. THE REQUIRED SIDE YARD SETBACK IS INCREASED BY 6 INCHES FOR EACH FOOT THE BUILDING EXCEEDS 15'.)
 - 25' REAR HOUSE TO PROPERTY LINE

SURVEYOR:
Stonebrooke Engineering, Inc.
12279 Nicollet Ave. S.
Burnsville, MN 55337
Phone: 952-402-9202
Fax: 952-403-6803
www.stonebrookeengineering.com

CERTIFICATE OF SURVEY

6421 Rolf Avenue, Edina, MN

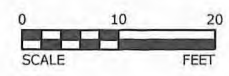
BUILDING DEPARTMENT
JUL 03 2014
CITY OF EDINA



04.116.21.23.0039
6421 ROLF Ave
131530

Jun 25, 2014 - 6:56pm - S:\PROJECTS\SURVEY\0316_Custom_Homes_LLC\Normandale 2nd Addition\Drawings\19 Block 11 PR.dwg

REV. NO.	DATE	BY	CHK	DESCRIPTION
1	06-25-2014	AJM		REVISE GRADES



I HEREBY CERTIFY THAT THIS SURVEY, PLAN, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

Aaron J. Magos
NAME: Aaron J. Magos LIC. NO.: 45507 DATE: 06-25-2014

DESIGNED
AJM
DRAWN
GBL
CHECKED
AJM



CERTIFICATE OF SURVEY	SHEET
LOT 19 & S HALF OF LOT 20, BLOCK 11	1 OF
NORMANDE 2ND ADDITION	1

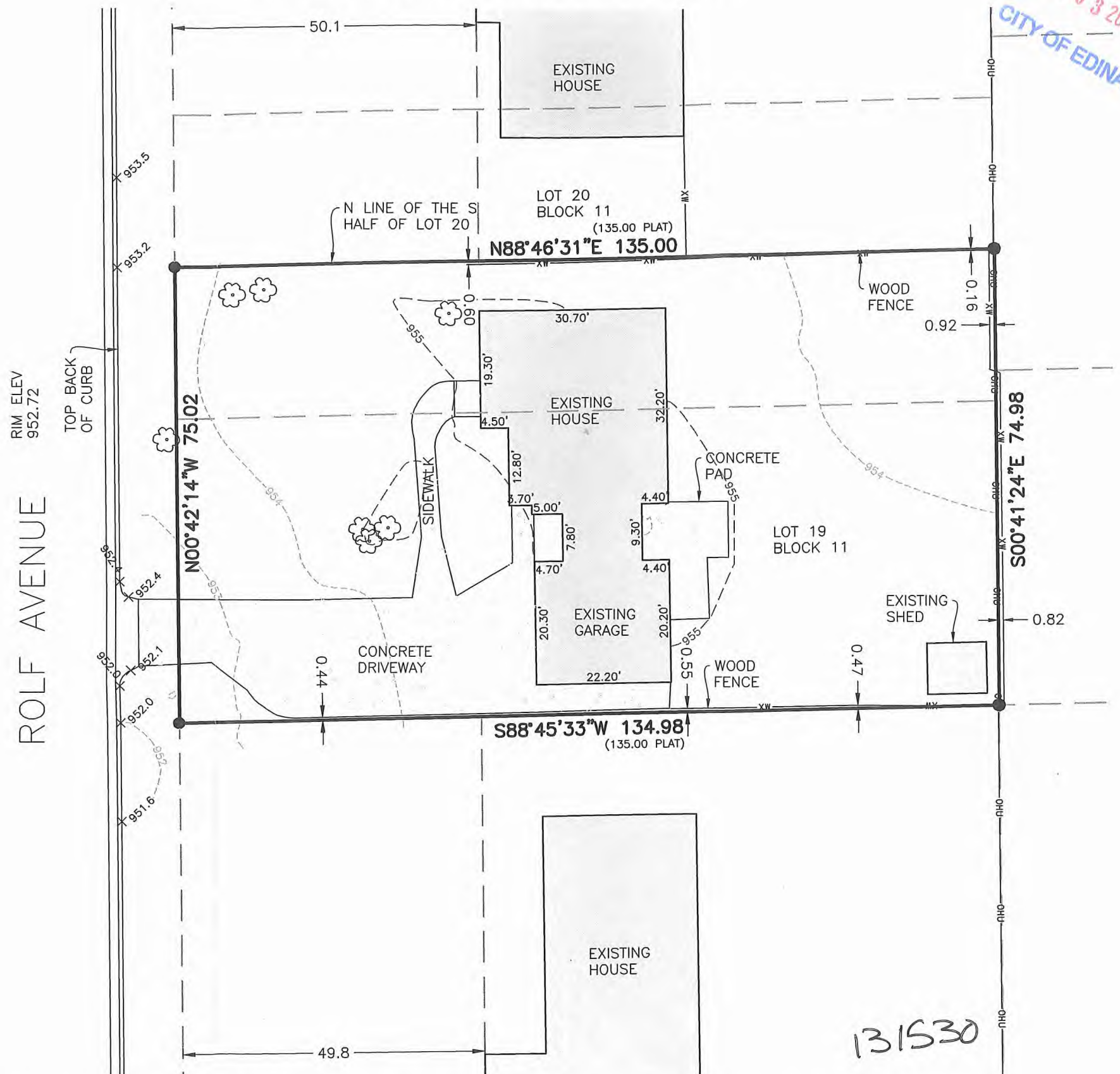
- LEGEND**
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CERTIFICATE OF SURVEY

6421 Rolf Avenue, Edina, MN

BUILDING DEPARTMENT
JUL 03 2014
CITY OF EDINA



LEGAL DESCRIPTION:

Lot 19 and the South Half of Lot 20, Block 11, NORMANDALE SECOND ADDITION, according to the recorded plat thereof, on file and of record in the Office of the Hennepin County Recorder.

LOT AREA SQUARE FOOTAGE:
10123 SQUARE FEET

EXISTING ELEVATIONS:

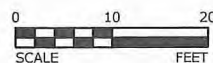
FINISHED FLOOR ELEVATION = 956.44

SURVEYOR:

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12279 Nicollet Ave. S.
Burnsville, MN 55337
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Jun 05, 2014 - 4:38pm - S:\PROJECTS\SURVEY\0316_Custom_Homes_LLC\Normandale 2nd Addition\Add.F1\lot 19 Block 11.dwg

REV. NO.	DATE	BY	CHK	DESCRIPTION



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Aaron J. Mayes
NAME: Aaron J. Mayes LIC. NO. 45507 DATE: 06-05-2014

DESIGNED
AJM
DRAWN
GBL
CHECKED
AJM



Stonebrooke
Engineering Responsible Solutions™

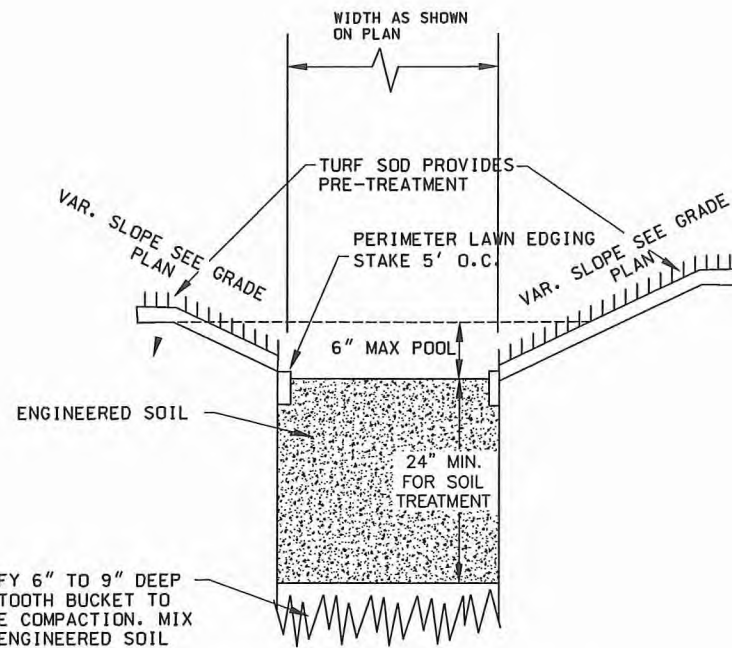
CERTIFICATE OF SURVEY

LOT 19 & S HALF OF LOT 20, BLOCK 11
NORMANDALE 2ND ADDITION

SHEET
1
OF
1

LEGEND

- MONUMENT FOUND
- IRON PIPE MONUMENT SET
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- ☼ DECIDUOUS TREE
- ☼ CONIFEROUS TREE
- ☐ CONCRETE SURFACE
- ☒ TREE TO BE REMOVED
- S F- SILT FENCE
- ☐ BIOROLL
- ☐ ENGINEERED SOIL CONSISTING OF 70% COURSE WASHED SAND/30% ORGANIC GRADE 2 COMPOST.
- (A) GUTTERS IN THIS LOCATION TO CARRY ROOF RUNOFF TO FRONT YARD
- (B) CONTACT ENGINEER TO PERFORM SITE INSPECTION PRIOR TO INSTALLATION



TYPICAL CROSS SECTION (A-A)



ROLF AVENUE
RIM ELEV 952.72

LEGAL DESCRIPTION:

Lot 19 and the South Half of Lot 20, Block 11, NORMANDALE SECOND ADDITION, according to the recorded plat thereof, on file and of record in the Office of the Hennepin County Recorder.

PROPOSED ELEVATIONS:

FIRST FLOOR = 957.40
TOP OF FOUNDATION = 955.60
GARAGE FLOOR = 955.10
BASEMENT FLOOR (FB) = 946.60

THE BUILDING AREA OCCUPIES 20.9% OF THE LOT. (25% OF THE LOT IS THE MAXIMUM ALLOWABLE BUILDING AREA)

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Burnsville, MN 55337
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LOT AREA SQUARE FOOTAGE:
10123 SQUARE FEET

APPROXIMATE SQUARE FOOTAGE*:
PROPOSED BUILDING AREA = 2123
PROPOSED DRIVEWAY AREA = 1430

NOTES:

- SEE BUILDING PLANS FOR ARCHITECTURAL DIMENSIONS. CONTRACTOR SHALL VERIFY DIMENSION & EXTENT OF BUILDING PAD SOILS CORRECTION.
- WATER AND SEWER SERVICES WILL REMAIN UNCHANGED IN PUBLIC R/W.

STORMWATER & EROSION CONTROL PLAN

6421 Rolf Avenue, Edina, MN

EROSION CONTROL NOTES:

1. SILT FENCE OR OTHER CITY-APPROVED PERIMETER CONTROL MUST BE INSTALLED AT ALL LOCATIONS WHERE CURRENT, PROPOSED OR INTERIM GRADES MAY RESULT IN EROSION AND RUNOFF TO ADJACENT PROPERTIES.
2. ALL TREES SHOULD BE PROTECTED AT DRIPLINE.
3. APPROVED INLET PROTECTION SHALL BE INSTALLED AND MAINTAINED AT ALL CATCH BASINS ONE BLOCK DOWNSTREAM FROM CONSTRUCTION SITE PRIOR TO EARTH-DISTURBANCE, OR AS DIRECTED BY CITY. (PRODUCT MUST BE APPROVED BY THE CITY AND OFF MNDOT'S APPROVED/QUALIFIED PRODUCT LIST)
4. PROVIDE ROCK CONSTRUCTION (1 1/2" - 3" CLEAR ROCK MIN. 6" DEEP) ENTRANCES TO CONTROL SOIL MIGRATION.
5. ALL EROSION CONTROL TO REMAIN INTACT AND IN PLACE UNTIL DISTURBED AREAS CAN BE SODDED OR RE-SEEDDED TO STABILIZE GRADE.
6. CONTRACTOR SHALL MAKE EFFORTS TO MINIMIZE CONSTRUCTION VEHICLE TRAFFIC IN NON-WORK RELATED AREAS TO PREVENT UNNECESSARY SOIL COMPACTION.
7. STOCKPILE LOCATIONS SHALL BE IN THE BACKYARD OF THE PROPOSED HOME.

EROSION OPERATIONS AND MAINTENANCE:

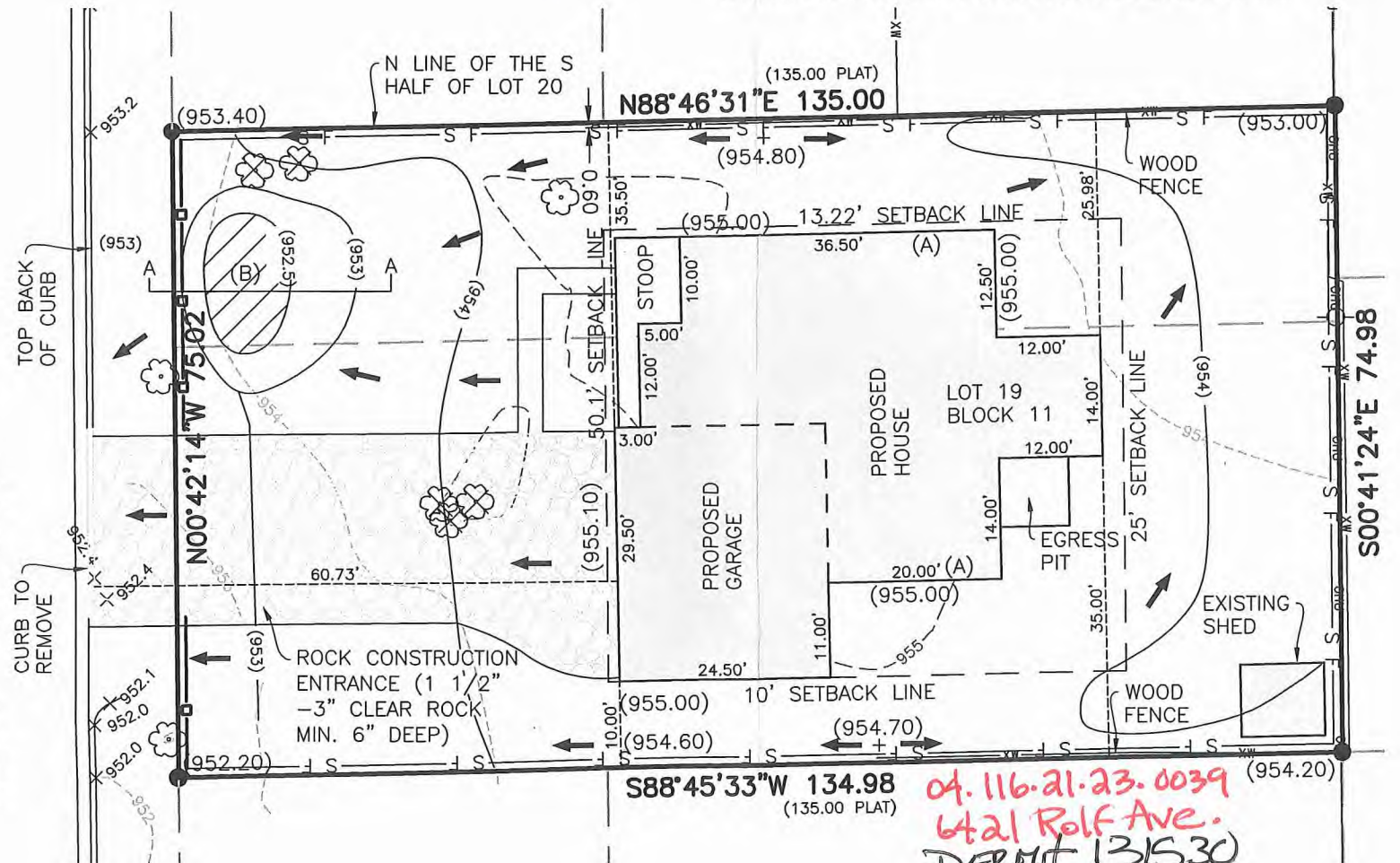
1. ALL EROSION CONTROL INSTALLATIONS SHALL REMAIN IN PLACE AND MAINTAINED IN GOOD CONDITION TO THE SATISFACTION OF THE CITY ENGINEER UNTIL THE SITE HAS BEEN STABILIZED.
2. ALL SEDIMENT CONTAINMENT FEATURES SUCH AS SILT FENCE, INLET PROTECTION, ETC. SHALL BE CLEANED OUT WHEN 1/3 OF THE CAPACITY IS DIMINISHED.
3. SILT FENCES AND OTHER SEDIMENT BARRIERS SHALL BE REMOVED WHEN THEY HAVE SERVED THEIR USEFUL PURPOSE BUT NOT BEFORE THE UPWARD SLOPE AREA HAS BEEN PERMANENTLY STABILIZED.

EROSION CONTROL INSPECTION AND DOCUMENTATION

1. ALL EROSION AND SEDIMENT CONTROL DEVICES SHALL BE INSPECTED WEEKLY AND WITHIN 24 HOURS OF ANY RAIN EVENT OF 0.5 INCHES OR MORE.
2. ALL EROSION AND SEDIMENT CONTROL INSPECTIONS SHALL BE DOCUMENTED TO INCLUDE DATE AND TIME, NAME OF INSPECTOR, WEATHER CONDITIONS, ITEMS INSPECTED, RESULTS OF INSPECTION AND RESPONSE TO DEFICIENCIES.
3. THE CONTACT FOR SITE MAINTENANCE AND EROSION CONTROL IS ERIK PERKINS WITH CUSTOM HOMES, LLC. PHONE (612)219-0234.

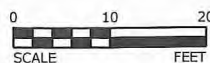
POLLUTION PREVENTION MANAGEMENT:

1. SOLID WASTE: COLLECTED SEDIMENT, ASPHALT AND CONCRETE MILLINGS, FLOATING DEBRIS, PAPER, PLASTIC, FABRIC, CONSTRUCTION AND DEMOLITION DEBRIS AND OTHER WASTES MUST BE DISPOSED OF PROPERLY IN COMPLIANCE WITH MINN. R. CH. 7035.
2. HAZARDOUS MATERIALS, TOXIC WASTE, (INCLUDING OIL, DIESEL FUEL, GASOLINE, HYDRAULIC FLUIDS, PAINT SOLVENTS, PETROLEUM-BASED PRODUCTS, WOOD PRESERVATIVES, ADDITIVES, CURING COMPOUNDS, AND ACIDS) MUST BE PROPERLY STORED IN SEALED CONTAINERS TO PREVENT SPILLS, LEAKS OR OTHER DISCHARGE. RESTRICTED ACCESS TO STORAGE AREAS MUST BE PROVIDED TO PREVENT VANDALISM. STORAGE AND DISPOSAL OF HAZARDOUS WASTE OR HAZARDOUS MATERIALS MUST BE IN COMPLIANCE WITH MINN. R. CH. 7045 INCLUDING SECONDARY CONTAINMENT AS APPLICABLE.
3. CONCRETE AND OTHER WASHOUTS WASTE: EFFECTIVE CONTAINMENT MUST BE PROVIDED FOR ALL LIQUID AND SOLID WASTES GENERATED BY WASHOUT OPERATIONS (CONCRETE, STUCCO, PAINT, FORM RELEASE OILS, CURING COMPOUNDS AND OTHER CONSTRUCTION MATERIALS) RELATED TO THE CONSTRUCTION ACTIVITY. ALL CONCRETE WASHOUT WASTE MUST BE COLLECTED AND DISPOSED OF OFF-SITE. WASHOUT INTO ANY DEVICE THAT WILL REMAIN ON-SITE ONCE THE CONCRETE POUR IS COMPLETE IS STRICTLY PROHIBITED. LIQUID AND SOLID WASTES MUST BE DISPOSED OF PROPERLY AND IN COMPLIANCE WITH MPCA RULES. A SIGN MUST BE INSTALLED ADJACENT TO EACH WASHOUT FACILITY THAT REQUIRES SITE PERSONNEL TO UTILIZE THE PROPER FACILITIES FOR DISPOSAL OF CONCRETE AND OTHER WASHOUT WASTES.



04.116.21.23.0039
6421 ROLF AVE.
PERMIT 131530

REV. NO.	DATE	BY	CHK	DESCRIPTION
1	06-25-2014	AJM		PER CITY COMMENTS
2	06-26-2014	AJM		PER CITY COMMENTS
3	07-01-2014	AJM		REVISE CONST. ENTRANCE NOTE



I HEREBY CERTIFY THAT THIS SURVEY, PLAN, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Tyler W. Newhall
TYLER W. NEWHALL
LIC. NO. 46783
DATE JULY 01, 2014

DESIGNED
AJM
DRAWN
GBL
CHECKED
TWN



Stonebrooke
Engineering Responsible Solutions™

DRAINAGE & EROSION CONTROL PLAN
LOT 19 & S HALF OF LOT 20, BLOCK 11
NORMANDALE 2ND ADDITION

SHEET
1
OF
1